

12/8/03 York Substation Community Meeting Summary #1

Meeting purpose: to inform the community about development possibilities and come to a community consensus on desired park programs and character.

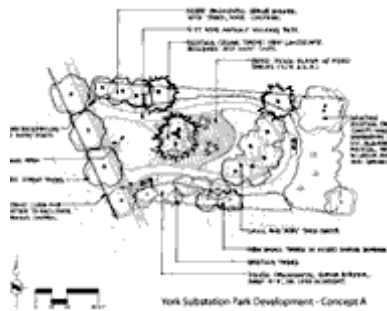
Site history

York Substation is a 11,625 square-foot site, purchased in 2003 from Seattle City Light with 2000 Pro Parks Levy Acquisition Funding for development into a neighborhood pocket park. The North Rainier Hub Urban Village Neighborhood Plan requested the City “purchase York substation for community open space and develop it into a pocket park.” The site was transferred from City Light to Parks in August 2003.

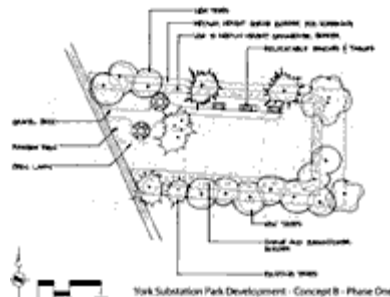
Site analysis and development alternatives

Parks Landscape Architect Karen Galt discussed the positive aspects of the park site: healthy trees, a level site with good grades, an especially fine cedar tree specimen. Site constraints include cars parked within the sidewalk zone of the park, invasive locust trees, and potential play area development constrained by single family zoning on the park’s north and south boundaries.

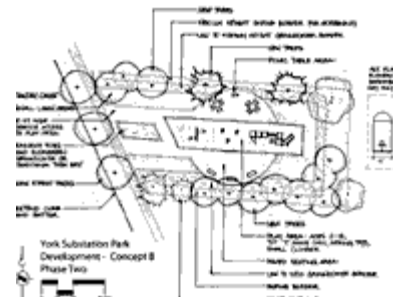
Karen showed three possible alternatives she drew up as examples of how York Substation could be developed. Karen’s concepts were based on input from a community meeting and ice cream social held on the York site, sponsored by the Department of Neighborhoods on 8/16/01. The ideas suggested at that early meeting included playground features such as swings, a slide, and basketball area, park furnishings such as benches and picnic table, lawn for kung fu, Philippine dance and tai chi, natural area elements such as bird feeders and a native shade garden, and art such as murals, sculpture, and stepping stones with names on them. The concepts illustrate many community ideas although only Concept B2 shows a play area. Concepts A and B2 add a parking strip and trees to buffer the park from cars parked on Renton Avenue South. All concepts remove invasive locusts and replace with other less invasive “airy” tree covering, buffer borders with shrubs, and build a path to access the park’s interior. Concepts are on the project website: <http://www.cityofseattle.net/parks/proparks/projects/york.htm>



Concept A



Concept B1



Concept B2

Budget

\$109,070 of Pro Parks Levy development funds are allocated for park development.

- Concept A would cost under \$150,000, and some community fundraising would be required.
- Concept B2, with play equipment and parking strip development, would cost approximately \$250,000 to develop.
- The cost of Concept B1 is within the \$109,000 Pro Parks appropriation and would not require any community fundraising,

Schedule

Parks has agreed to delay construction of York Substation park to the summer of 2005 to allow the community the necessary time to complete fundraising. If the schedule is not delayed, construction can begin in the summer of 2004.

Community discussion of development alternatives

The community members present at the 12/8/03 meeting were not enthusiastic about play equipment in the park, and preferred Concept A of the three alternatives. Community members suggested new ideas for Parks to consider including growing vines on boundary fences, an historic marker of Renton highway, sculpture that is evocative but subtly blends into the landscape, play sculpture that is imaginative, trees that offer flowers and fall color. Some questions asked at the meeting:

1. **Can we have sculpture?** Absolutely! Keep in mind that all art added to parks must be reviewed by Park staff and that art can add significantly to the project budget.
2. **What will happen at the “back” or east side of the park?** The east boundary of the park abuts privately owned land that is currently undeveloped. Parks proposes that invasive plants (ivy, blackberry) in this area be removed and native shrubs and groundcover be planted. This work would be an ideal undertaking for a “Friends of York Substation” group.
3. **What will the north and south borders of the park be like?** Parks proposes a medium height shrub border along the property line with groundcover towards the park interior. Parks does not own a five-foot parcel of land south of the Crestview Apartment’s parking lot fence. Parks will work with the property owner of this narrow parcel to add this vegetative buffer.
4. **Will there be lights in the park?** No additional lights will be added to this property. Parks will evaluate existing light from the street pole and may work with City Light to modify the street light on the pole in front of the park to illuminate the west side of the park if more light is needed.
5. **What can Parks do about our parking problems?** Parking is a neighborhood issue that can be best addressed by Seattle Transportation. Parks would prefer to extend the parking strip in front of the park and allow only parallel parking adjacent to the park.
6. **Can this park have a bike rack?** Yes. A bike rack adds cost but be part of the next concept design.
7. **What will be the impact of the Sound Transit station?** Sound Transit proposes a station less than ¼ mile away. Ideally this station will increase pedestrian traffic in this neighborhood. For more info: <http://www.soundtransit.org/linkrail/central/routes/stations/airport/rainiervalley/mcclellan/mcclellan.htm>
8. **Will Parks provide ADA access?** Park Standards require Universal Access and all concepts show wheeled access in the park on asphalt paths. Gravel paths are not recommended in this park setting.
9. **What kind of trees can this park have?** The Park Landscape Architect will bring photographs to the next community meeting of trees the community might want to include in this park.
10. **Do play structures have to be plastic?** No, play equipment can be built from a variety of materials as long as the play area and equipment meet zoning, safety and other Park Standards. The community suggested “natural” play equipment of stones and stumps. Parks will explore this option with the community and Parks staff.

SAVE THE DATE!

Wednesday, January 14, 2004, 6:30-8PM, REWA 4008 MLK Jr. Way

York Substation Community Meeting #2

Community review of concept plan for York Substation

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<http://www.cityofseattle.net/parks/proparks/projects/york.htm>

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